

DESCRIPTIONS OF TWO TRACTS OF THE EDWARD ATKINSON LANDS,
SEVENTH DISTRICT, QUEEN ANNES COUNTY, MD.

SHELTON LOT

Beginning for the same at an iron pipe on or near the northwest side of the county road leading northward from Kirbys Landing Road to the lands of George Phillips, said point being the southeast corner of the herein described lands and the northeast corner of the lands of William Maule; and running, thence, by and with said Maule lands N 62 13 30 W - 70.61' to an iron pipe and N 62 13 30 W - 18' more or less to the mean high waters of the Chester River; thence, by and with said river the four following courses and distances: (1) N 07 30 30 E - 51.27', (2) N 66 56 40 E - 18.67', (3) N 03 00 10 W - 83.75', and (4) N 20 23 W - 47.26' to a new division line between the herein described lands and other lands of Atkinson; thence, by and with said new division line N 64 55 40 E - 3' more or less to an iron pipe and N 64 55 40 E - 68.15' to an iron pipe in the centerline of a newly established 30' right-of-way leading from the aforementioned county road into the remaining lands of Atkinson; thence, by and with the center of said right-of-way S 35 30 E - 155.00' to an iron pipe on the line of the lands of George Phillips on or near the northwest side of the aforementioned county road; thence, by and with said Phillips land and said road S 31 03 10 W - 153.30' to the place of beginning. Containing in all 0.560 acres of land, more or less.

Together with one-half (15') of a 30' right-of-way northeast of and adjacent to the 9th line of the above description.

Subject to one-half of a 30' right-of-way southwest of and adjacent to the 9th line of the above description.

CLARK LOT

Beginning for the same at an iron pipe on or near the northwest side of a county road leading from Kirbys Landing Road northward into the lands of George Phillips, said point being the southernmost corner of the herein described lands and the easternmost corner of the 0.560 acre lot conveyed or to be conveyed to Louis Shelton, and said point being, further, the intersection of the line of the lands of George Phillips and the centerline of a newly established 30' right-of-way leading from the county road into the remaining lands of Atkinson; and running, thence, by and with the centerline of said right-of-way N 35 30 W - 100.00' to an iron pipe and a new division line between the herein described lands and other lands of Atkinson; thence, by and with said new division line N 23 12

40 E - 214.43' to an iron pipe and N 23 12 40 E - 10' more or less to the mean highwaters of the Chester River near the mouth of Unicorn Branch; thence, by and with said river the four following courses and distances: (1) S 17 33 E - 17.41', (2) N 57 12 E - 24.66', (3) N 78 13 E - 59.11', and (4) S 58 24 E - 55.10' to the aforementioned Phillips lands; thence, by and with said Phillips lands S 31 03 10 W - 10' more or less to an iron pipe and S 31 03 10 W - 302.40' to the place of beginning. Containing in all 0.680 acres of land, more or less.

Together with one-half of a 30' right-of-way southwest of and adjacent to the first line of the above description.

Subject to one-half of a 30' right-of-way northeast of and adjacent to the first line of the above description.

Being parts of the lands described in a deed from Fannie M. Felton, et. ux. to Edward S. Atkinson, et. ux., dated May 18, 1936, and recorded in the Land Records of Queen Annes County, Liber WHC 3A, folio 31.

October 27, 1969.

William R. Nuttle
Registered Surveyor.

DESCRIPTION OF THE MILDRED ATKINSON LANDS, SEVENTH
DISTRICT, QUEEN ANNES COUNTY, MD.

Beginning for the same at a point in the center of a 30' wide right-of-way leading from Chester River Heights Road to the herein described lands, said point being the southeast corner of the herein described lands, the southwest corner of the lands of Marion V. Clark, and on the line of the lands of Lewis E. Shelton; and running, thence, by and with the center of said right-of-way and with the lands of Shelton N 33 30 W - 31.07' to an iron pipe; thence, leaving said right-of-way and still by and with said Shelton lands S 65 55 40 W - 68.15' to an iron pipe and S 65 55 40 W - 3' more or less to the mean high waters of the Chester River; thence, by and with the mean high waters of said river the fifteen following courses and distances:

1. N 22 47 20 W - 44.41'
2. N 68 15 00 W - 78.94'
3. S 63 25 40 W - 59.91'
4. S 28 16 40 W - 155.34'
5. S 76 14 10 W - 34.30'
6. N 62 44 30 W - 75.07'
7. N 14 52 40 W - 29.21'
8. N 10 46 00 E - 147.70'
9. N 41 02 00 E - 27.71'
10. N 65 55 50 E - 141.87'
11. N 87 52 10 E - 60.27'
12. N 09 19 40 E - 19.68'
13. N 67 01 30 E - 92.62'
14. N 82 09 10 E - 99.92'
15. S 57 01 40 E - 91.71' to the lands of Marion V. Clark; thence, by and with said Clark lands S 23 12 40 W - 220' more or less to the place of beginning. Containing in all 2.037 acres of land, more or less.

Together with a 30' right-of-way over the lands of Marion Clark and the lands of Lewis Shelton to Chester River Heights Road, said right-of-way being centered on the northeast property line of Shelton, the southwest side of the Clark lands, and an extension of the same to the county road.

February 15, 1990.

William R. Nuttle.

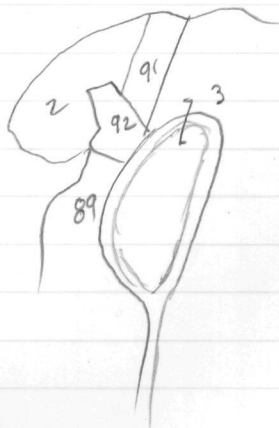
DESCRIPTION OF PART OF THE MILDREDD ATKINSON LANDS,
SEVENTH DISTRICT, QUEEN ANNES COUNTY, MD.

Beginning for the same at an iron pipe in the center of of a 30' right-of-way leading from Chester River Heights Road to the lands of Lewis E. Shelton, Mildred Atkinson, and Marion V. Clark, said point being the southeast corner of the herein described lands, the southwest corner of the Clark lands and on the line of the lands of Shelton; and running, thence, by and with the centerline of said right-of-way and the lands of Shelton N 33 30 W - 23.93' to a new division line between the herein described lands and other lands of Atkinson; thence, by and with said new division line N 23 12 40 E - 220' more or less to the mean high waters of the Chester River; thence, by and with the mean high waters of said river S 43 16 50 E - 21.81' to the lands of Marion Clark; thence, by and with said Clark lands S 23 12 40 W - 10' more or less to an iron pipe and S 23 12 40 W - 214.43' to the place of beginning. Containing in all 4444 square feet of land, more or less.

October 3, 1988.

William R. Nuttle.

MAP 1



2. Mildred Atkinson WHC 3/31
 3. Anthony J. Poole MWM 201/511
 89
 92 Lewis E. Shelton CWC 45/299
 91 Marion V. Clark " 45/301

Atkinson WHC 3A/31

Begin locus on fence with Felton at SE cor. herein

N01°W - 255'6"

S88°30'W - 28

N01°30'W - 750

N32°45'E - 600 to river

up river

N54°W - 85

N70°45'W - 203

S78°W - 137

S64°W - 218

S44°W - 127

S02°15'W - 150

S27°E - 424

S19°W - 162

S09°15'W - 110

S21°45'E - 123

S11°45'E - 97

S20°45'W - 100

S26°45'W - 81

S07°45'W - 158

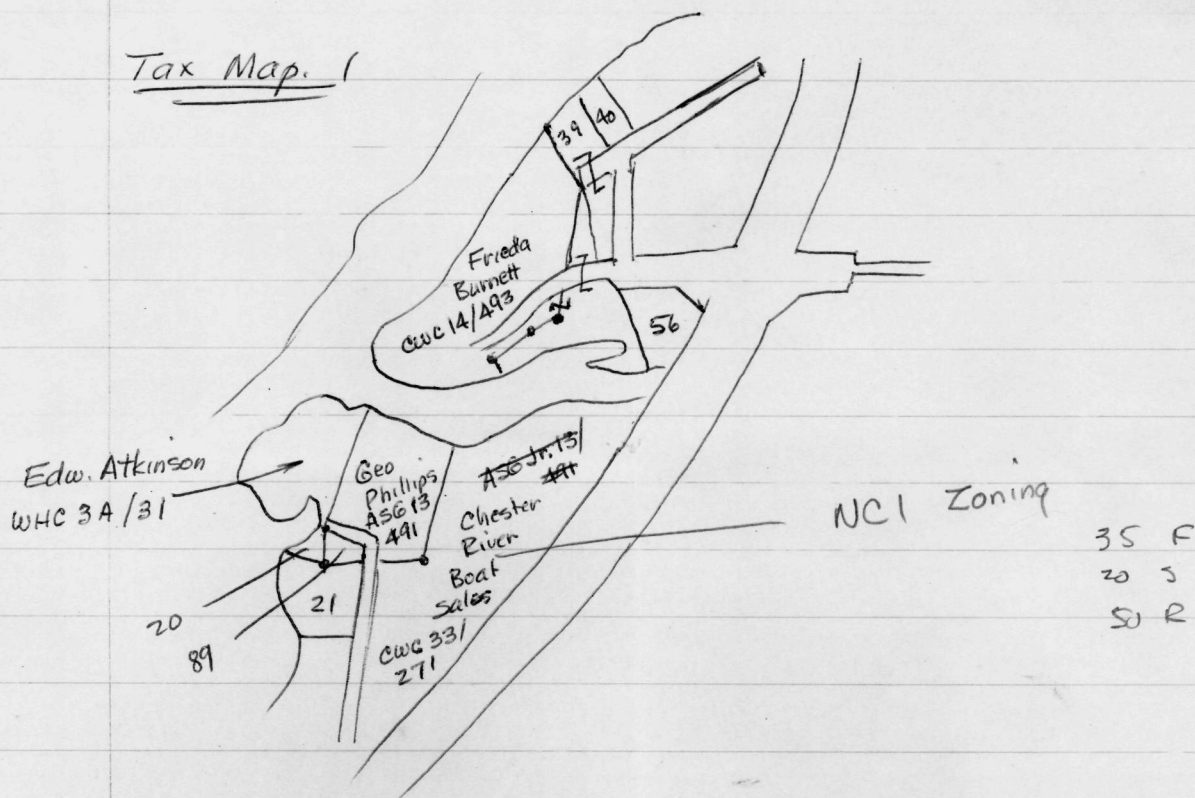
S31°15'W - 118

N88°30'E - 380 to begin

13.29 acres.

Shelton

Tax Map. 1



~~20~~ ~~Robt. Norris~~ TSP 61/294

~~21~~ ~~Wilmer Sparks~~ NBW 8/465

89 Wm. Maule CWC 28/194, 196

20 " " NBW 12/305

21 Louis Sebach TSP 10/355

39 Clyde A. Gosnell CWC 7/664 - Lots 1 & 2, Plat ASG 19/295

40 Claude Schreffer TSP 13/477

56 Blanche Dunn TSP 41/207

Shelton

NBW 2/305 - see ASG Jr. 13/490

see Athenion to Maule June 23, 1947

ASG Jr. 17/454

Athenion
to Maule

Begin at pt. N32°45'E - 31.50 from begin
line 4 in WHC 3A/31

with said line N32°45'E - 31.50'

N66°40'W - 34'± to River

with river SW dir. to mouth of small stream
with same S67°20'E - 120'± to Phillips

" " N01°30'W - 147' to begin

Phillips
to Maule

Begin at begin of above

with line between Athenion & Phillips

N32°45'E - 31.50

S66°40'E - 63

S27°40'W - 163 to stream

N85°55'W - 5.40 to Athenion - Phillips line

N01°30'W - 147' to begin

CWC 28/194 - Phillips to Maule

Begin at NE cor of grantee at W side road

with east side Maule S27°40'W - 163' to stream

N85°55'W - 5.40'

with new div. line S67°20'E - 219'± to W side rd.

" same NW dir. 231'± to begin

CWC 28/196 - Athenion to Maule

Begin NE cor. of Maule at W side rd.

with Maule N66°40'W - 99'± to River

" same NE dir. 159.0' to C.M.

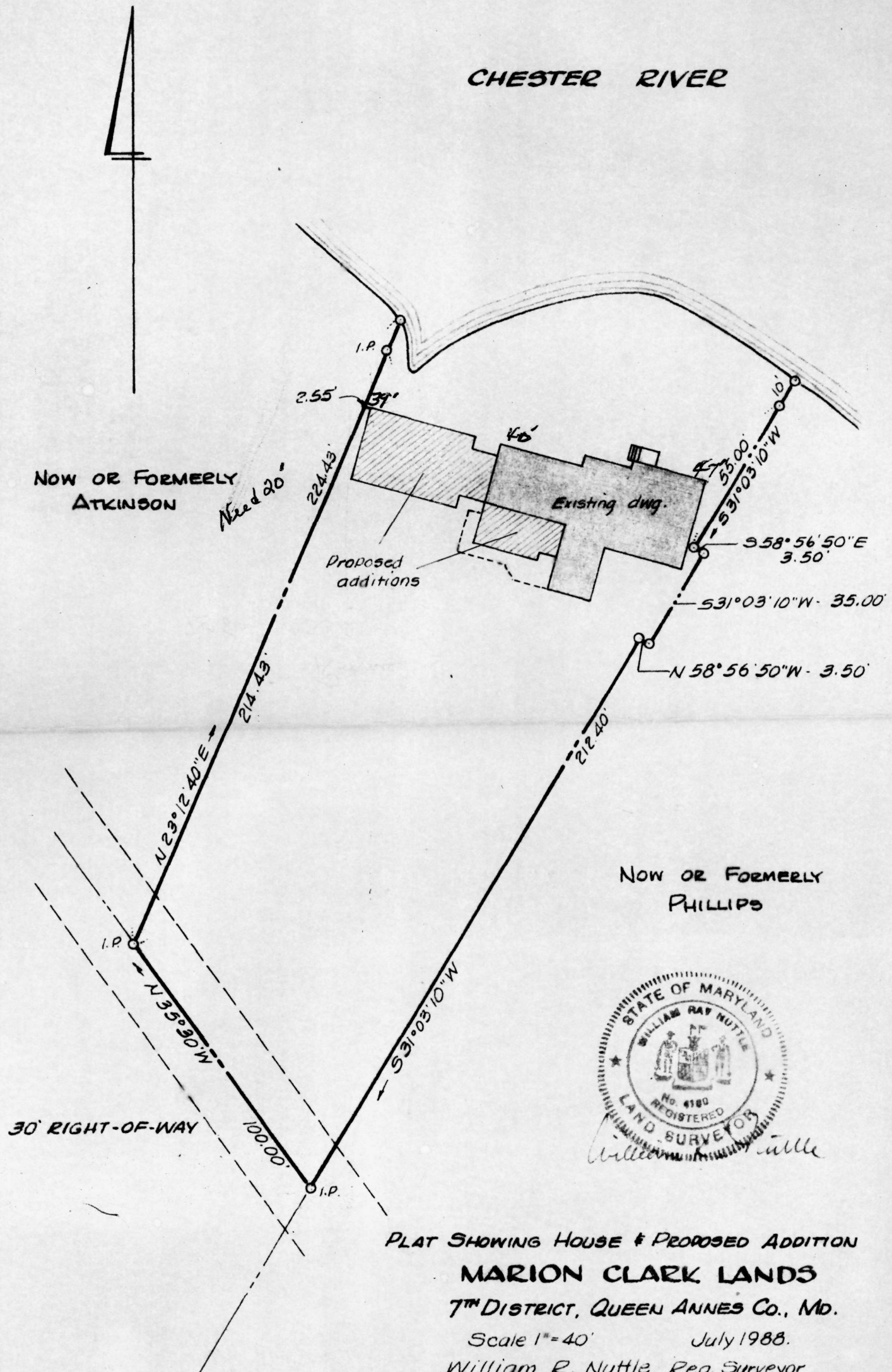
with new line S66°40'E - 71. to C.M. on W side rd.

"^W rd S dir. 159.0'± to begin

Felton & Clark

NBW 5/207 - Grant to Co. Comm. 40' rd, 20' from E
TSP 19/516

CHESTER RIVER



PLAT SHOWING HOUSE & PROPOSED ADDITION

MARION CLARK LANDS

7TH DISTRICT, QUEEN ANNES CO., MD.

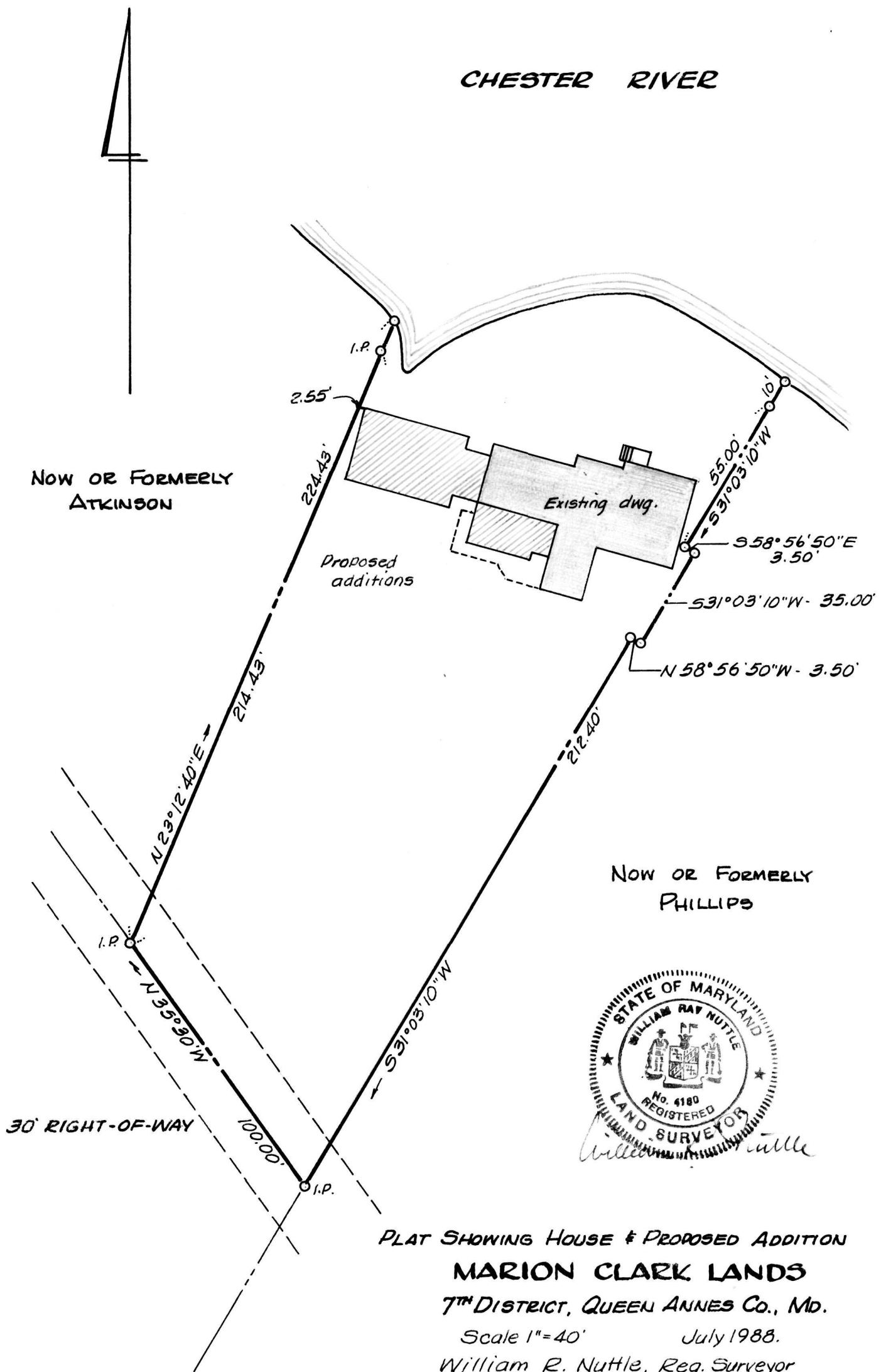
Scale 1" = 40'

July 1988.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

I.P. = iron pipe

CHESTER RIVER



PLAT SHOWING HOUSE & PROPOSED ADDITION

MARION CLARK LANDS

7TH DISTRICT, QUEEN ANNES CO., MD.

Scale 1"=40'

July 1988.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

WATER COURSES

NO.	BEARING	DIST.
1	N 07° 30' 30" E	51.27'
2	N 66° 56' 40" E	18.67'
3	N 03° 00' 10" W	83.75'
4	N 20° 23' 00" W	47.26'
5	S 17° 33' 00" E	17.41'
6	N 57° 12' 00" E	24.66'
7	N 78° 13' 00" E	59.11'
8	S 58° 24' 00" E	55.10'

CHESTER RIVER

